



Section 8 Landlord Newsletter

SPRING 2015

SEMI-ANNUAL PUBLICATION OF THE HOUSING AUTHORITY OF THE COUNTY OF SAN DIEGO

Do you have any changes to report?

- New mailing address...
- New e-mail address...
- New phone number...

Please report any of these changes to the assisted housing unit's assigned Housing Specialist.

Title VIII of the Civil Rights Act of 1968 (Fair Housing Act), as amended, prohibits discrimination in the sale, rental, and financing of dwellings, and in other housing related transactions, based on race, color, national origin, religion, sex, familial status (including children under the age of 18 living with parents or legal custodians, pregnant women, and people securing custody of children under the age of 18), and handicap (disability).

For more information, contact the HUD Hotline at (800) 669-9777, or North County Lifeline at (866) 954-3354, extension 6226.

Upcoming Landlord Seminar Dates & Webinar

Thursday, April 16, 2015, 2:00 P.M.

Friday, July 17, 2015, 10:00 A.M.

Tuesday, October 13, 2015, 2:00 P.M.

Wednesday, January 13, 2016, 10:00 A.M.

To RSVP or if you have questions, email Felecia Mack at Felecia.Mack@sdcounty.ca.gov.

Check out our landlord webinar at <http://www.youtube.com/watch?v=FHk28bx-7js>.

This webinar provides 24-7 electronic access to our seminar information to landlord partners who cannot attend in-person seminars held in our office.

Housing Quality Standards (HQS) Inspection

Inspections are changing. You may have already noticed that your unit is no longer being inspected every year. Recent changes to the Housing Choice Voucher program allow us to perform inspections every other year. If your unit passed HQS inspection on the first appointment last year, it may qualify for the biennial inspections. In addition, you'll soon be seeing new faces conducting the inspections and a new way of recording inspections. Starting next month, we're contracting for inspection services and the new team will go paperless, using tablets to record inspection results. These changes will help us achieve administrative efficiencies and improve customer service with shorter inspection windows and quicker inspection appointment scheduling. Watch for more news in future newsletters, as well as on our website (sdhcd.org), Facebook (facebook.com/sdhcd), and by email.

Fair Housing Month

Each April, the U.S. Department of Housing and Urban Development (HUD) uses Fair Housing Month to mark the passage of the 1968 Fair Housing Act; the landmark law passed shortly after the assassination of Dr. Martin Luther King, Jr., and prohibits housing discrimination based on race, color, national origin, religion, sex, disability, and family status. In recognition of Fair Housing Month, the Housing Authority of the County of San Diego (HACSD) will advocate for this important topic by promoting education, highlighting resources, and featuring articles on the HACSD website and Facebook pages to promote fair housing awareness. Please visit www.sdhcd.org for more information.

Direct Deposit

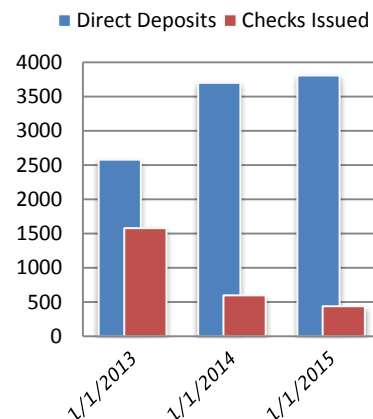
In an effort to provide better service to our customers, we strongly encourage landlords to receive their housing assistance payments through direct deposit.

Benefits of Direct Deposit:

- Crime protection: Electronic payments can help protect against check theft and other financial crimes.
- Disaster readiness: Electronic payments help protect money from delivery disruptions caused by severe weather or other unforeseen events.
- Efficiency: Funds go straight into a person's checking or savings account on payment day each month.

To sign up for direct deposit, use the application on the back of this page or download it from our website:

http://www.sdcounty.ca.gov/sdhcd/docs/direct_deposit_form.pdf.



New Property Listings Available

The Housing Authority of the County of San Diego uses the property listing software, Go Section 8. This application is available for landlords to list their vacant units free of charge at:

www.gosection8.com.



We provide informational presentations on the Section 8 program to interested groups. If you'd like to schedule a presentation, send an email to Clint Magoffin at: Clint.Magoffin@sdcounty.ca.gov

Email Notifications

Did you know that you can receive an email notification when we update the landlord information on our webpage? To sign up, visit http://www.co.san-diego.ca.us/sdhcd/landlords/landlord_information.html.

**County of San Diego
Direct Deposit Authorization Form**

Please send the completed form to:

Housing Authority of the County of San Diego
Attn: Fiscal
3989 Ruffin Road
San Diego, CA 92123
or fax to: 858-694-4845

If you have any questions, please call (858) 694-4862.

FINANCIAL INSTITUTION DATA (SELECT CHECKING OR SAVINGS ACCOUNT):

____ Checking Account* Checking Account No. _____

Checking Transit Routing No. _____

***NOTE:** A voided check must accompany this application if Checking Account is selected

OR

____ Savings Account _____

Savings Transit Routing No. _____



Financial Institution _____

Financial Institution Telephone Number _____

Financial Institution Representative _____

Financial Institution Address _____



LANDLORD/OWNER DATA

Landlord/Owner Name _____

Social Security or Tax Identification Number _____

Landlord/Owner Address _____

Landlord/Owner Telephone Number _____

Landlord/Owner Email _____

I hereby authorize the Housing Authority of the County of San Diego to initiate deposits and/or correcting entries to previous deposits to my account, if necessary.

This authority will remain in force until I have given a written revocation to the Housing Authority of the County of San Diego in a timeframe that will allow the Housing Authority and the depository a reasonable opportunity to terminate this authorization.

Signature _____ Date _____